

### Maison de maître style directoire PMONTFORT-L'AMAURY

2 800 000 €

\* Agency fees will be borne entirely by the seller



#### **DESCRIPTION** DU BIEN

Located between Thoiry and Montfort l'Amaury, beautiful 6760m² property enclosed by walls on which you will discover a Directoire style mansion completely restored and tastefully furnished. Two living rooms opening onto the terrace and the park, a dining room, a total of six bedrooms and four bathrooms in the floors, a huge playroom in the attic .... In the basement, a wine cellar and a relaxation area with jacuzzi, sauna, steam ... Everything is designed for your well being, including the beautiful park with a heated pool, a tennis clay courts, a greenhouse, a wooded area traversed by a stream. Dependence including a woodshed, a garage, shed, a guest house with lounge, kitchen, two bedrooms and a flat with 2 bedrooms complete benefits of the property. Located in the heart of a village with shops and schools nearby, 6 km from Ferney-Voltaire, 8 km from Montfort Lamaury, 4 km from the N12 déservant St Quentin en Yvelines (23 km) and Paris (42 km). SNCF to 1.5 km.

### LE BIEN EN DETAIL

**Reference**: 4345419 Town: Montfort-l'Amaury Transaction: Sale Type de bien : Propriété

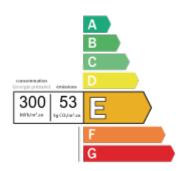
Price Including charges: € 2 800 000 Area: 615 m<sup>2</sup> Land: 6760 m<sup>2</sup>

Number of pieces: 12 Bedrooms: 8

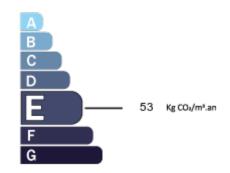


# **DIAGNOSTICS DPE-GES**

Energy consumption in KWh/m<sup>2</sup> / year



Greenhouse Gas Emissions in Kg  $\rm CO2^2\,/\,m^2\,/\,year$ \* Dont émissions de gaz à effet de serre



## LE BIEN EN PHOTOS



























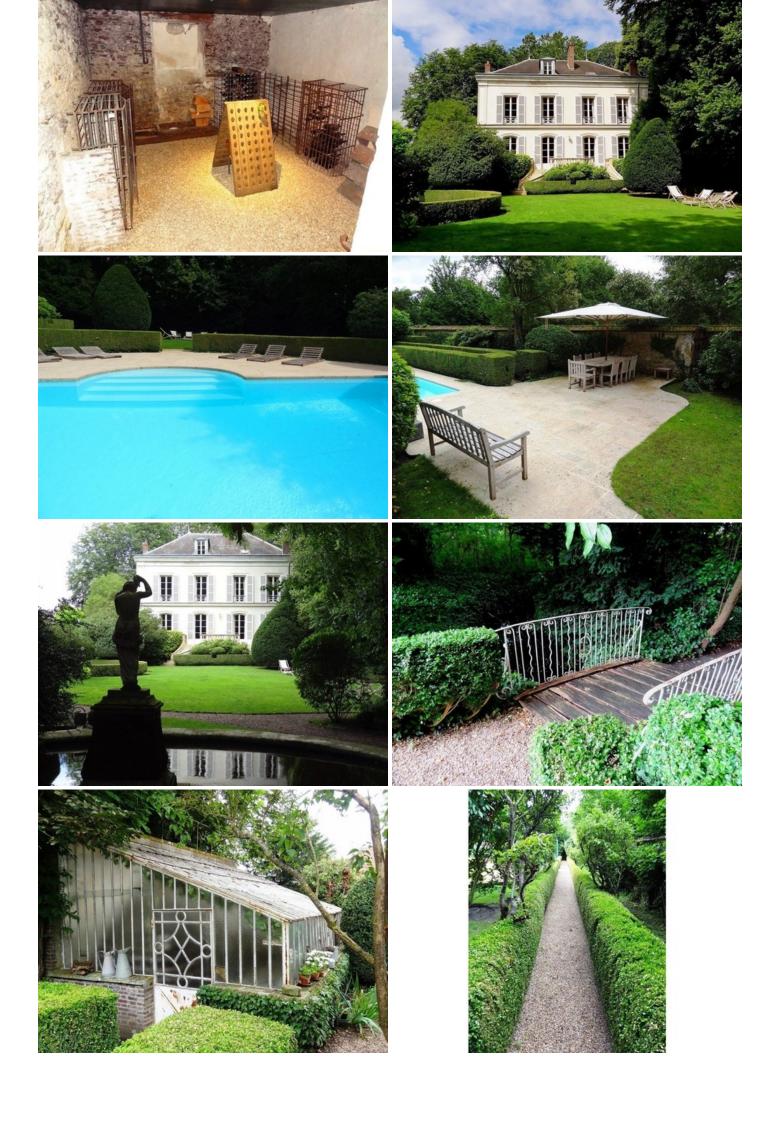






















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